

**REDEVELOPMENT AGENCY/CITY COUNCIL MEETING
FEBRUARY 20, 2001**

The meeting called to order as the City Council at 10:03 a.m. by Mayor Murphy.

Roll Call Peters, Wear, Atkins, Stevens, Maienschein, District 6-vacant,
 Madaffer, District 8-vacant, and Mayor Murphy

Michael T. Uberuaga, City Manager
Casey Gwinn, City Attorney
Leslie Devaney, City Attorney
Charles Abdelnour, City Clerk
Jack Fishkin, City Clerk

The meeting adjourned as the City Council at 11:35 a.m.

The meeting reconvened as the Redevelopment Agency at 11:35 a.m.

1. **Approval of Redevelopment Agency Minutes for the meetings of:**

January 9, 2001.

Motion by Member Wear (with Districts 6 and 8 vacant)
Second by Member Peters
Vote: 7-0

Consent-Adoption

2. **Ratification, Validation, or Readoption of One Resolution related to the Disposition and Development Agreement regarding the proposed Westin Hotel.**

((RA 2001-108)

One resolution ratifying, validating, or readopting Agency Resolution No. R-03074.

See General Counsel report dated February 9, 2000.

Council Companion Item No. 204

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Consent-Adoption

Item No. 2 - continued

Motion by Member Wear to approve (with Districts 6 and 8 vacant) including the Ratification of the Action of adopting Redevelopment Resolution Number R-03260 on November 14, 2000 which adopted the First Implementation Agreement between the Agency only and JIM Reality, Inc. thereby making modification to the Disposition and Development Agreement.

Second by Member Peters

Vote: 7-0

Redevelopment Agency Resolution number R-03292; and City Council Resolution number R-294569.

3.. **Amendment to Fiscal Year 2001 Project Budget and Authorize Repayment of City Loans.**

(RA 2001-106)

Amending the Annual Program Budget previously adopted for FY 2000-01 and authorizing the repayment of City loans.

See Centre City Development Corporation report dated February 2, 2001.

Motion by Member Wear to approve (with Districts 6 and 8 vacant).

Second by Member Peters

Vote: 7-0

Redevelopment Agency Resolution number R-03293.

4. **Sixth Amendment to Agreement with Daley & Heft - Special Legal Services.**

(RA 2001-98)

Approving the Sixth Amendment to the Agreement with Daley & Heft in the amount of \$735,000; maximum compensation will not exceed \$3,826,100.

See Centre City Development Corporation report dated January 3, 2001.

Staff: David Allsbrook 533-7112

Atty: Douglas Humphreys

Auditor Certificate No. AC 2100776

This item continued to February 27, 2001 at the request of Council Member Maienschein.

Consent-Adoption

5. **Approval of an Exclusive Negotiating Agreement with Roseau Development Company, LLC.**

(RA 2001-109)

That the Redevelopment Agency adopts a resolution approving an Exclusive Negotiating Agreement with Roseau Development Company, LLC for the development of Lots 2-7 of Valencia Business Park.

See Southeastern Economic Development Corporation Report no. 01-004.

Motion by Member Wear to approve (with Districts 6 and 8 vacant)

Second by Member Peters

Vote: 7-0

Redevelopment Agency Resolution and Document numbers R-03294 and D-03294.

6. **Approval and Adopted Third Amendment to the Central Imperial Redevelopment Project.**

(RA 2001-107)

That the Redevelopment Agency receive and file as an informational item the approved and adopted Third Amendment to the Central Imperial Redevelopment Project.

See Southeastern Economic Development Corporation Report no. 01-004.

Motion by Member Wear to approve (with Districts 6 and 8 vacant)

Second by Member Peters

Vote: 7-0

Redevelopment Agency Resolution number R-03295.

The meeting adjourned as the Redevelopment Agency at 11:50 a.m.

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The meeting reconvened as the Joint Redevelopment Agency with City Council at 11:50 a.m.

Consent-Joint Public Hearing

7. Approval of the Disposition and Development Agreement with Tay Rad, LLC.

(RA 2001-103)

Approving the sale of real property and a Disposition and Development Agreement with TayRad, LLC for the development of the Bohemian Building (54th/Market Streets).

(RA 2001-104)

Certifying the Environmental Secondary Study for the proposed sale of real property.

(RA 2001-105)

Approving the Basic Concept Drawings.

See Southeastern Economic Development Corporation report no. 01-003.

Council Companion Item No. S-601.

Motion by Member Stevens to approve as amended (with Districts 6 and 8 vacant) to the TayRad Disposition and Development Agreement to provide for the earlier conveyance of the 2 acre site on which the 42,000 square foot “Bohemian Building” is currently located, prior to the conveyance of the remaining 2 vacant acres which are located directly across the street (Reason: tenant needs to relocate into the building sooner than expected).

Second by Member Peters

Vote: 7-0

Redevelopment Agency Resolution and Documents numbers R-03296 and D-03296; R-03297; R-03298 and D-03298; and City Council Resolution numbers R-294573 and R-294574.

Adjournment

The meeting adjourned as the Joint Redevelopment Agency with City Council at 11:54 a.m.

Secretary of The Redevelopment Agency
of the City of San Diego, California